

FOR LEASING INQUIRIES

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NEWMARK **CBRE**
PACIFIC



8442 Santa Monica Blvd

West Hollywood, CA 90069

INNOVATE AND INSPIRE

A Unique Retail or Restaurant Opportunity

This is a unique retail opportunity in the heart of West Hollywood. The space has high ceilings and is permitted for a restaurant use. The property is ideally situated in the extremely walkable and desirable Santa Monica Boulevard in the city of West Hollywood, just a short drive away from Beverly Hills, Sunset Blvd, and many famous retailers and restaurants.

With tremendous street frontage and ample signage potential, 8442 Santa Monica Boulevard benefits from exceptional visibility and exposure along one of the most popular pedestrian oriented streets in the City.

Convenience is at the forefront, with secure rear parking and ample metered street parking available.





FLOOR PLAN

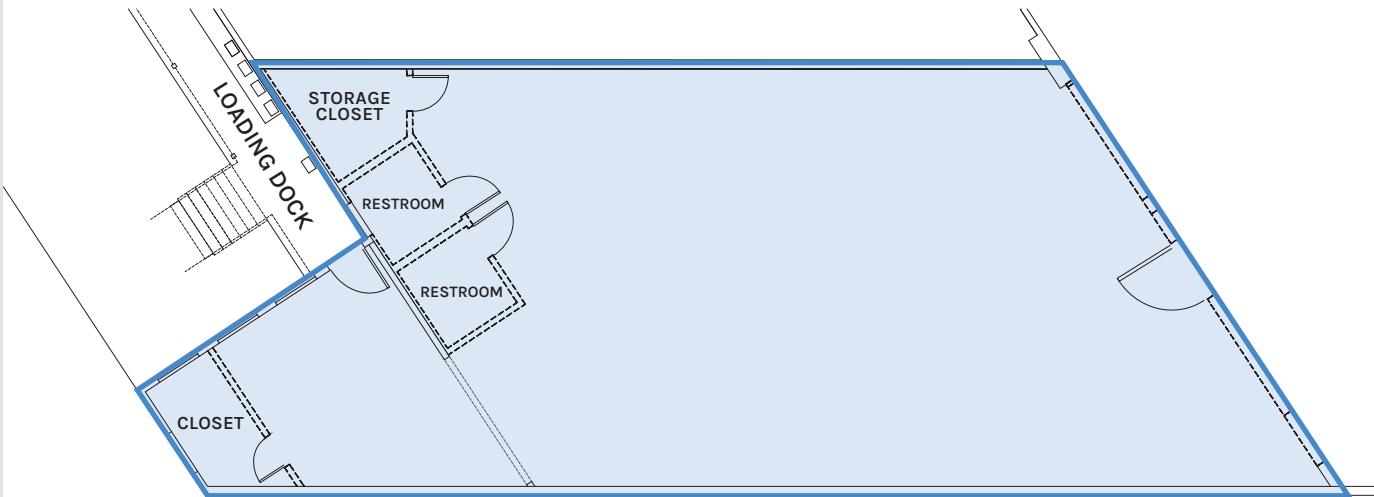
Explore a range of configurations for optimal space utilization.

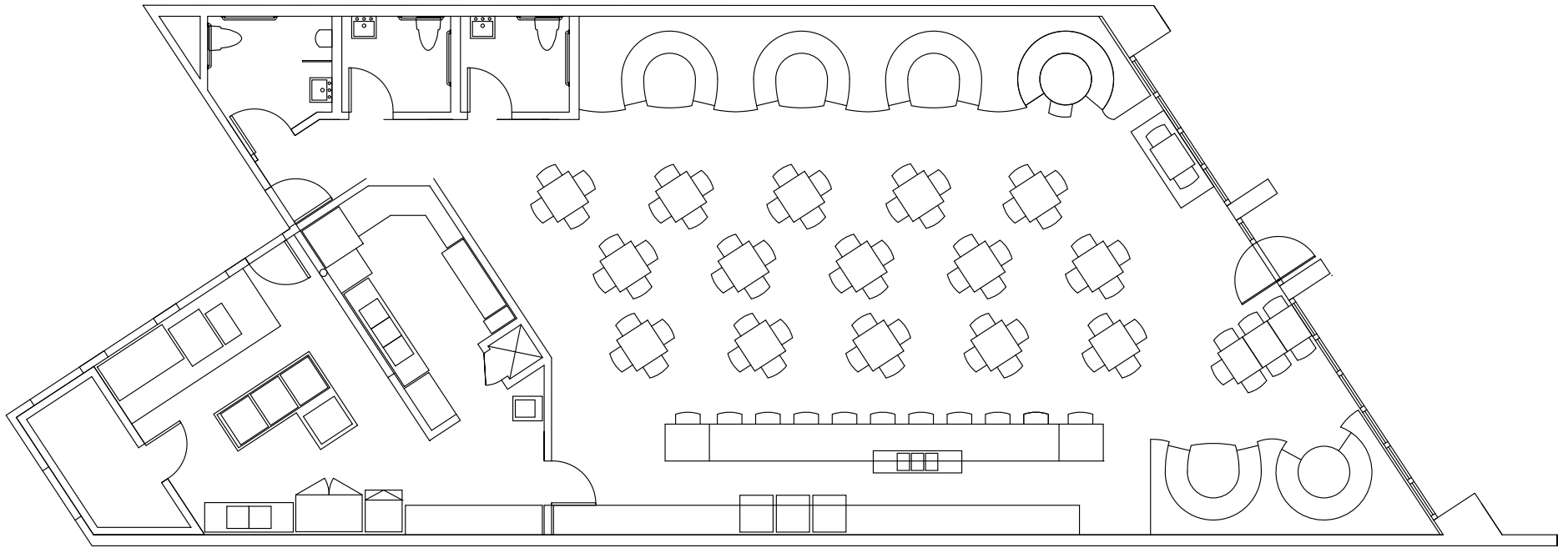
8442 Santa Monica Blvd

±3,100 SF

Retail / Restaurant

Available Now





POTENTIAL FLOOR PLAN

INTERIOR



8442 Santa Monica Blvd

±3,100 SF

Retail / Restaurant

Rate - Upon Request

SPECIFICS

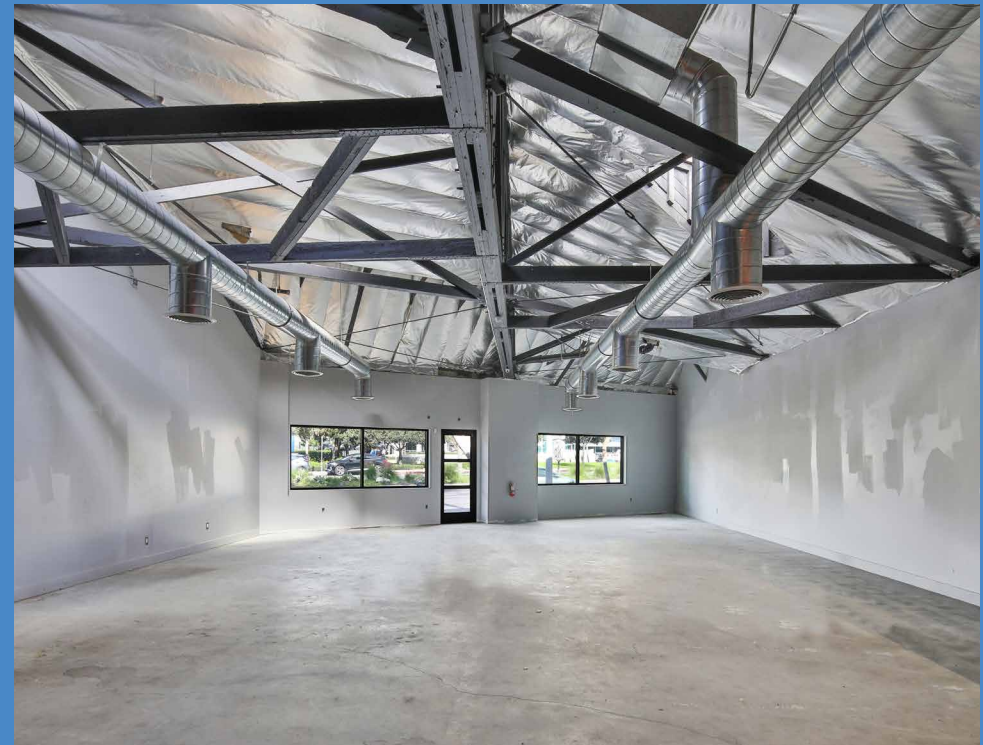
- Permitted for Restaurant Use
- Vanilla Shell Condition
- High Ceilings
- Equipped with Grease Trap
- Shared Loading Dock

VISIBILITY

- Prominent frontage along Santa Monica Blvd provides tenants exceptional signage potential.

ACCESSIBILITY

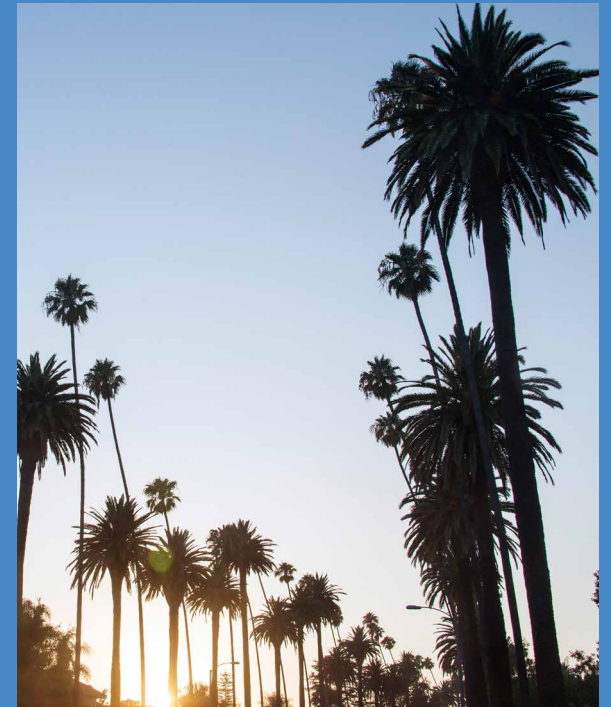
- Secure rear parking and abundant metered street parking.
- Situated in the heart of West Hollywood on a premier pedestrian-oriented walking street.



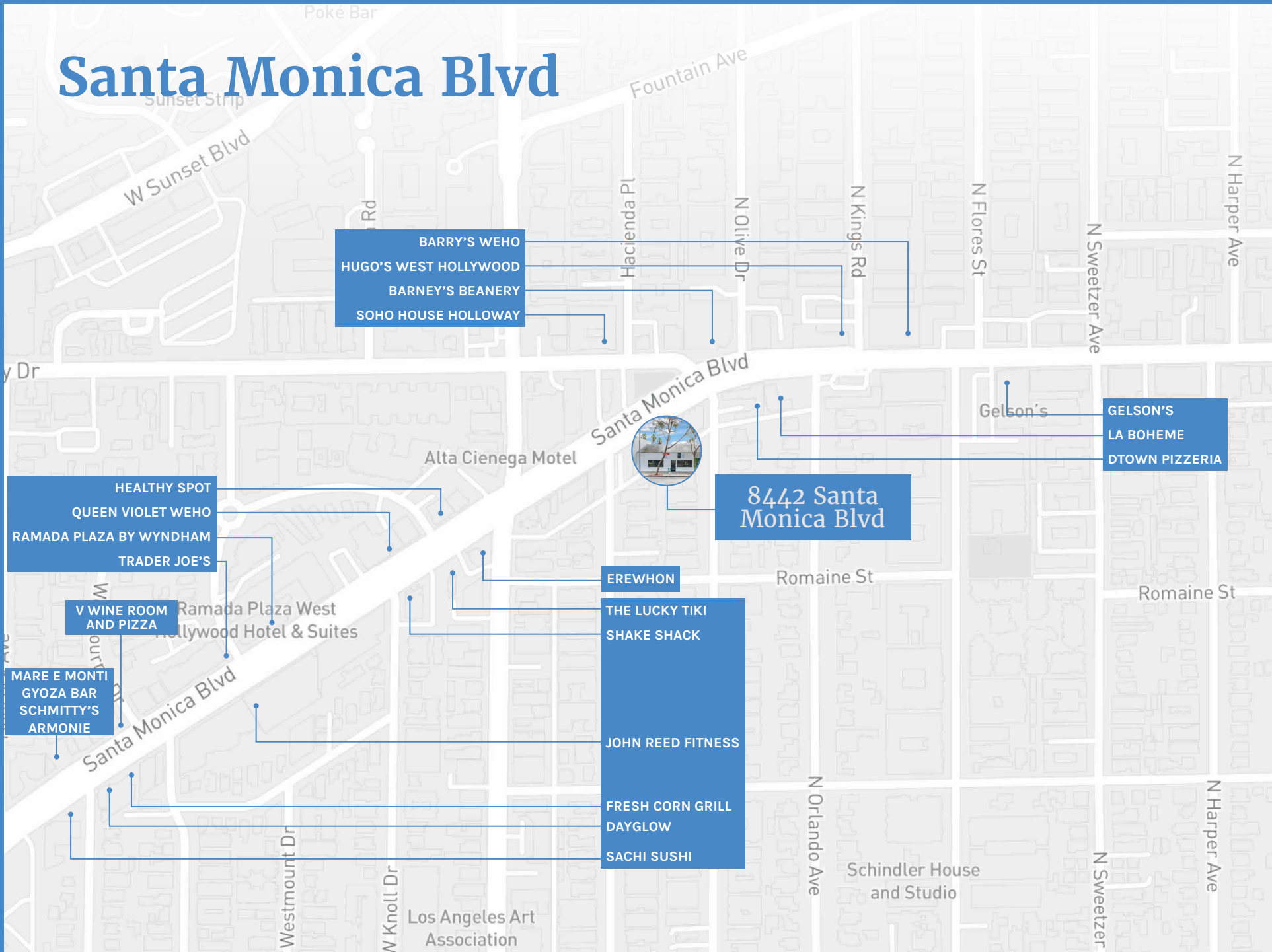
West Hollywood

This one-of-a-kind opportunity is located in one of the most desirable retail destinations in the world. Recognized widely for its designer flagships, pop up concepts, contemporary boutiques, and several Michelin-recognized restaurants, West Hollywood is home to 10.6 million square feet of retail product. Immerse yourself in the West Hollywood culture amongst brands such as Nobu, Catch, Craig's, Skims, Golden Goose, Sporty & Rich, and many more. Indulge in exceptional shopping experiences, enjoy superb dining options, pamper yourself at luxurious spas and salons, and embrace the exceptional walkability of this charming City.

West Hollywood is surrounded by thriving retail hubs and bustling corridors such as Rodeo Drive, Century City, Melrose Avenue, and Robertson Boulevard, and is home to renowned attractions like the Pacific Design Center. West Hollywood benefits from Beverly Hills' influence, serving as a complementary destination for luxury and design. Discover the energy of this iconic neighborhood, where creativity, style, and a dynamic lifestyle come together to offer an unparalleled experience.



Santa Monica Blvd



BARRY'S WEHO
HUGO'S WEST HOLLYWOOD
BARNEY'S BEANERY
SOHO HOUSE HOLLOWAY

HEALTHY SPOT
QUEEN VIOLET WEHO
RAMADA PLAZA BY WYNDHAM
TRADER JOE'S

V WINE ROOM
AND PIZZA
Ramada Plaza West
Hollywood Hotel & Suites

MARE E MONTI
GYOZA BAR
SCHMITTY'S
ARMONIE

EREWHON

THE LUCKY TIKI
SHAKE SHACK

JOHN REED FITNESS

FRESH CORN GRILL
DAYGLOW

SACHI SUSHI

8442 Santa
Monica Blvd

GELSON'S
LA BOHEME
DTOWN PIZZERIA

Gelson's



Alta Cienega Motel

Los Angeles Art
Association

Schindler House
and Studio

\$3.6BN

Yearly total spending in the city of West Hollywood

\$1.42M

Median value of owner occupied housing units

\$167K

Average household income within a 1 mile radius

4.9MM

Yearly visitors to the city of West Hollywood

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	38,252	251,723	783,368
HOUSEHOLDS	25,131	137,791	370,246
AVG. HOUSEHOLD INCOME	\$166,644	\$167,424	\$149,569



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